CITY REAL ESTATE FOR SALE. From Battery to 14th St., Inclusive. A.—NORTH SIDE OF BLEECKER ST., 425 FEET R
Inches EAST OF BROADWAY & FLOT OF GROUND
having a frontage of 85 feat 2 inches, with alley at rear,
being Nos. 43, 45, 47 and 40 Bleecker at,
McLay & DAVIES,
Equitable Building, 120 Broadway.

A.—23 FEET FRONT; EAST 10TH ST.; GOOD
neighberhood; could be altered to a flat; rare opportantly for a builder. UCO, SEGEE, 171 Broadway.

A.—A.—HOOOB STORE, WITH BULLDING, NEAR Voter st., for sale or exchange. BALCH, 171 Broadway.

A.—JONES ST.—FULL LOT; GOOD SPOT FOR flat; sold very low.

GEO. SEGEE, 171 Broadway. HAECKER STREET PLOT OF GROUND, 100 FRET square, or will divide: easy terms.

ANDERSON, 89 White st. EAST 10TH ST. NEAR 2D AV.—DESIRABLE THREE story House, 25,00346 block; choice location; suitable for alturing into flat house.
FOLSOM BROS., 834 Broadway. FOR SALE OR TO LET-202 FRONT ST. ADJOIN-ing corner of Fulion at.—Five story brick Warehouse, with watertight celler. O. G. BENNET, 150 Broadway.

FOR SALE CHEAP-TWO LOTS, WEST 12TH ST., ear 8th av., 50x70. Inquire JOHN STEWART, 958 Above 14th St., 5th Av. to East River. A.-FOR SALE-LENOX HILL RESIDENCES. NOS, 46 AND 48 EAST 72D ST. THE FINEST WIDE STREET IN THE CITY. GRAND ENTRANCE TO CENTRAL PARK.

SIZES 23 AND 24 FRET IN WIDTH.
Thuse houses are thoroughly and substantially
constructed, admirably arranged, elegantly finished and
contain all the latest modern features.
McCAFFERTY & BUCKLEY, Architects and Bulldors,
effice, 804 Park av, Dear Sold,
HOUSES OFEN DAILY (SUNDAYS INCLUDED).

A. -8,000.

37th st., near Eaxt River Park,
three story brick and brown stene Queeu Anne Dwelling,
10 recems and all improvements; a bargain is here offered
to soy one deniring a beautiful house at a very low price;
only \$3,000 cash required.
J. EDGAR LEAVCRAFT, 1,544 Recadway. J. EDGAR LRAYCRAFT, 1,544 Broadway.

A.-ATTENTION. BUYERS!-A NEARLY NEW
thron story and basement brown stone House; nowly
thron story and basement brown stone House; nowly
theolity; open every day except Sabbath. J. L., 35 East
tist.

A DESTRABLE CORNER LOT ON MADISON AV. anoth of 70th at., 25,5x85, with builder's loan, to a responsible party only. RICHARD V. HABNETT & CO., 71 and 73 Liberty st. 71 and 73 Liberty st.

A. -3D Av., NEAR SIST ST., -TWO BUILDINGS, S7 feet front; will soil separately, THOMAS U. SMITH, 111 Broadway.

A. -FOR SALE—ON 37TH ST., NEAR PARK AV., four story brough stone House; 884,000.
SETON & WISSMANN, 11 Pine st. A .- FULL SIZE FOUR STORY HIGH STOOP BROWN atons flouse for sale, on 33d st. bet, 5th and Madison ave. SETON & WISSMANN, 11 Pine st. A.—FOR SALE OR TO LET, 50TH ST., NEAR MADI-non av.—Four story high stoop. SETON & WISSMANN, 11 Pine st.

A BARGAIN,—THER AVENUE CORNER, HARLEM; TORE \$8,400; price \$90,000. TICHBORNE & MELROSE, 1,013 3d av. A DESIRABLE THREE STORY INVELLING, 18-9 front; hard wood trimmed: near Madison av., below 79th sh.; price 325,000. CHAS. R. GREGOR, 814 3d av. BARGAIN-THREE STORY BROWN STONE HOUSE, East 123d st.; terms sass. J. HUSSON, 03 Nassan. CORNER HOUSE ON 1ST AV. INQUIRE AT 48 West 28th st. West 28th st.

CH. FECK.

FOLEGANT FOUR STORY PRIVATE HOUSE (NEW).

No. 968 Pack av, between 78th and 80th etc. hardwood throughout; delightful location. Owner, on promises.

FOR NALE-SUPERB FOUR STORY DWELLINGS, and 5 Rast 22d st.; 21 foot fronts; dining room extensions; no botter bouses anywhere or lower prices. Three story breakings, 125 to 1,313 Madison av., corner 68d st.; first class bouses, just finished; 20 foot fronts; one corner. It will pay purchasers to look at them.

WALTER REID, Owner of the Start of the S

FOR SALE.—158 KAST 102D ST. FOUR STORY brown stone Tensment, 20 by about 60 by 100: \$11,000. COUDERT BROTHERS, 70 William st.

FOR SALE.—HOUSE AND LOT, COMPLETELY FURsished: well rentsed; suitable for boarding house. 233 Easts 64th st.

GREAT BARGAIN.—HANDSOME NEW HOUSE, near Madison av., cost over \$16,000, will be sold for loss than \$18,000; only \$1,500 cash required; possession at once.

once.

LITLE GEM.—SMALL BBOWN STONE HOUSE, near 58th 6t., cost side. D. C. BALCH, 171 Broadway.

THREE FOUR STORY DOUBLE BROWN STONE Flats, near 3d av., below 72d st.; choice location; fine Investment. TIOHBORNE & MALONE, 1,013 3d av.

17 RAST 128TH ST.—DESIRABLE FRAME HOUSE, 22 fost front, good order, S18,500.

KETCHAM & BUTLER, 58 West 125th. 20TH ST. NRAR 4TH AV.—COSEY THREE STORY, bigh stoop Dwelling for \$15,500.
F. E. BARNES, 4th av. and 25th st.
62D ST. ADJOINING MADISON.—GENUINE SACTIRES, bargain seeker notice—Brown stone Dwelling beinght under foreclosure; will sell below actual cost.
DITCHETT, 2 New Chambers st. DITCHETT, 2 New Chambers st.

1,124 3D AV.—VALUARLE LEASEHOLD; 42 YEARS'
lease; will pay about 20 per cent; price \$12,000, on easy
torms; big bargain. Apply H. SCHMIDT, 1,136 3d av.
\$6,500 PER LOT.—TWO LOTS ON 1318T ST., NEAR 5th av.

J. EDGAR LEAVURAFT, 1,544 Broadway.

\$12,500 CASH: RENT \$2,388-EAST SIDE, NEAR fish at.—Handsome live story Double Tonement, 25x87x 100; mortgage \$15,000; choice renting location.

FOLSOM BROTHERS, 834 Broadway.

Above 14th St., 5th Av. to North River.

A THE FINEST AND BEST FINISHED THREE STORY HOUSES IN HARLEM offered at a low price

Hardwood cabinet flaish, parquet floors, sanitary plumb-ing; everything first class.

Apply on prembes. Open evenings. 136TH ST., BETWEEN 7TH AND 8TH AVS. "L" station at 135th st. SELECT NOW TO OBTAIN A CHOICE OF HOUSES.

A .- WE OFFER FOR SALE.

EXAMINE THEM, 69 to 70 West 70th st., at any time, or address for description and plans,

GHARLES BUEK & CO.,

Columbus av., corner 72d st.

Columbus av., corner 72d st.

A.—FOR SALE—NO. 120 WEST SIST ST. FOUR story private Residence, 19x56, tot 102.2; butter's pantry extension: hardwood cabinet term throughout; sanitary plumbing; tiled bathrooms; handsomely decorated; fine gas fixures; built by one of the best builders on the west side; will be sold at a bargain; terms to suit; look at this before purchasing elsewhere. Apply to FRANK L. FISHER & CO., corner 9th av. and 81st st.

A CHARMING HOME IN A SELECT AND SECURED neighborhood, 134 to 142 West 87th st.—Four story 20 foos Dwellings; superior construction and arrangement. Examine under guidance of expert.

Title insurance policies of TITLE GUARANTEE AND TRUST COMPANY will be given to purchasors free of cost. C. D. MILLIKEN, Owner.

A.—A.—WE HAVE CONPLETED THREE ELBGANT 26700 DWELLINGS, WI'II BACK STARCASE, 17132 WOODWORK, DOUBLE CELLARS, ALL HUILT BY J. G. PRAGUE, ARCHITECT, FOR AN ESTATE. (S. 143, 145 AND 147 WEST STHE ST, CONCEDED O BE THE FIREST STREET IN NEW YORK, GREAT 1AEGAIA, INQUIRE OFFICE OF ESTATE. POWER, 20 COLUMBUS AV., CORNER STH ST.

A.-A.-WEST END AV. 103D AND 104TH STS. Elegrant three story and basement, 20 foot; also corned muss and adjoining on 103d st; 17 and 18 foot house rown stone, high stoop, bay window fronts, latest in recording to the story of the story of

pany, 50 Liberty. WALKER & LAWSO

-A.-PRIVATE DWELLING FOR SALE,
1711 West 121st st., near Lenox av.
Three story and basement; hardwood frim;
elegantly decorated; gas 2.xiuros;
curtain polos, screezs, &c., complete;
open for inspection. Apply on promises.
Owner, JACOB W. SMITH, 138 West 121st st.

A.— WEST SIDE BAMGAINS.
IT WILL PAY YOU TO LOOK UP.
Five story Flat and stores, Bits av.; \$45,000; rest \$4,600.
Five story Double Flat, brown stone new, near \$1st "L'
station; rest \$5,000; price \$15,000.
JESSE O. BENNETT, 1,285 COLUMBUS (STE) AV.

A.—FINE NEW FOUR STORY BHOWN STONE HOUSE, 20 feet, and dining room extension, user Seventy-second extee. 'U' attainer, tarest appointments throughout; asking pyles \$33,500.

JESSE G. BEN'SETT 1.205 COLUMBUS (9th) av. JESSE C. BLASSET, THE WEST SIDE 5TH AV. EX-smine to-day; the fixest 25 feet palatist Revidence, built with the most careful supervision that leng expen-dus cornmands; few their equal in spaciousness and elegance; one superbly descrated; price reasonable, F. CRAWFORD, 114 West 724.

A BARGAIN: UNLY ONE LEFT.—34 WEST SOTH at. four story 20 foot extre Sine Residence: improving the lighterhood; must be add this week; see it.

**E. CRAWFORD, Bullder, 118 West 72d st.

**A. CHANCE—28TH, NEAR 7TH, FRONT AND PEAR Tensurent, pays 51,500 clear of expenses, price 6.5,000; 45th, near Broadway, 20,500; 29th, near 5th, reat \$1,700, \$17,000; 48th, 5th and 5th, \$30,000,3 list, \$15,000; 40th, \$16,000,48th, \$1 ATTENTION.-FOR THE HANDSUMEST AND cheapest first class, new feur story brown stone hands on Manhattan Island look at 58 Wast 924 st.; will he sold at a bargein.

he sold at a bargain.

A'26 POOT FRONT THREE STORY AND BASEment Hoase on West 199th at, for \$17.500.

H. A. BUCKBOUT, 524 5th av.

A PULLY RENTAN DOUBLE FLAT-NEAR 93D ST.
station; will not 17 per cent on equity, 57.000.

STABLER & SMITH, Columbia av., corner 72d.

A.-SIX CHOIGE FOUR STORY IP AND 20 FOOT
Houses, 78th at, mast of 10th av., \$12.000.

J. U. BENNETT, 1.238 COLUMBUS (97H) AV.

CITY REAL ESTATE FOR SALE. Above 14th St., 5th Av. to North River. A.-A.-BEFORE BUYING ANYWHERE ELSE stamps the FINEST HOUSES

FINEST HOUSES

On the

FINEST THEET

in this city.

BUILT BY JOHN G. PRAGUE, ARCHITECT.

Perfectly magnificent in all details and finish.

NOS. 133 TO 141 WEST SOTH ST.

boulevard street, 100 feet wide; no other struct in the
world as fine in its artistic laying out; houses fail width
and of immense depth; back staircases, double cellars,
&c. Apply to POWER, 520 Columbus av.

A.—YOUR ATTENTION IS CALLED TO THE
SIX POUR STORY AND BASEMENT BROWN STONE
HOUSES, WITH THREE STORY EXTENSION.

153-153 WEST 78TH ST.

built by day's work; hard wood throughout; thed bathrooms; parquet floors; porceinin tube; specious closets.

PRICES \$32,000 AND \$34,000.

Apply on premises or to owner.

CHAS. H. PARSONS.

252 WASHINGTON ST.

A.—FEHRLESS MANSIONS, MANHATTAN SQUARE

A.-PEERLESS MANSIONS, MANHATTAN SQUARE North (81st st., between 5th and 9th ava.); cabines finish, 25255; four stories, basemens and celles; classical, coriginal and unique; "U" station at conner; impection invited; unequalled for beauty and location. Titles will be guaranteed by policies of title insurance of the TITLE GUARANTEE AND TRUST COMPANY, 55 Liberty 8t., New York.
RICHARD DEEVES, Owner and Builder, 66 West 83d st.

A.—SMALL HOUSES IN 1218T AND 122D STS. AND 7th av.; in style, quality and finish equal to the usual \$40,000 houses; price \$20,000; terms to ant; location the best; persons wanting something very fine will find there; title guaranteed by Title Guarantee Company, 55 Liberty st.

A.—12 WEST 1218T ST. (OFFICE)—FOUR STORY Residence, with three story extension; also the three story Residence and Relication of the story Residence of the st A BARGAIN-ONE OF THE PIN'ST THERE STORE HICK stone private Honses in Harlem, between 7th an etc., 17x100; \$17,000, also cleant Honse with stable \$21,000. FEHLEMANN, 171 Broadway, 11 to 2

PEHLEMANN, 171 Broadway, 11 to 2.

BARGAIN. - TERMS EARY; EIGHTH AVENUE storm 713.

Oom 313. BROWN STONE RESIDENCE—WEST 21ST ST. fronting on Park; big bargain at \$13,500. (61BSON, 58 Liberty st. EIGHT NEW MODERN DWELLINGS,

Nos. 26 and 28 and 33 to 47 West 75th st. four story brown stone, cabinet finished throughout:
DINING ROOM AND BUTLLER'S PANTRY EXTENSION,
RESTRICTED BLOCK.
Sises, 20x21 and 22 feet front, near Seventy-second street
obvaited station.
WILL SELL REASONABLE,
Open for inspection daily.
F. ZITTEL, 1,189 Columbus av.

Corner 72d st.

Corner 72d st.

EXAMINE

Nos. 301 to 308 West 85th st.,
botween West End sv. and Riverside Drive;
superior built three and a half story brown and red
stone Dweilings, 20x55 and extension;
location unsurpassed.
Apply to owner, on promises, W. E. LANCHANTIN, or
188 Broadway, room 304.

FOR SALE.—70TH ST., NOS. 30 TO 38 WEST.—ELEgant new four story brick and stone private Houses; hay
windows, bea stoops, Ac.; hardwood Unies; all improvements; restricted block; mortgage to suls.
WESTCOTT & THERASSION, 217 Columbus av.

FIRST CLASS THREE STORY AND BASEMENT Dwelling in West 87th st. block restricted, near the Park; price \$18,000. Permits from O. G. BENNET, 150 Broadway. Broadway.

FOR SALE—NO. 15 WEST 120TH ST.—A THREE story brick and brown stone Dwelling, unusually well built; decorated throughout; open for inspection.

FOR SALE—ON WEST END AV., TWO LOTS, EACH 25x108; Address ANTHONY, Heraid office.

LOOK AT 235 WEST 49TH.-A THREE STORY brown stone private House, fine order. Owner, occu-pant. MOUNT MORRIS PARK, 20 WEST 119TH.—THREE story basement; lowest price and best location in New

NO. 34 WEST SATH ST.—FOR SALE, PRIVATE DWelling, 20x100; furnished or unfurnished liberal terms; immediate nessession; bargain. Owner, 129 Broadway, third floor, rocem 10.

ONE OF THE FINEST FOUR STORY, 20 FOOT PRIVATE Dwellings on 55th st., near Broadway, very cheap. AULD & CO., Sth av., 56th st.

ST. NICHOLAS AVENUE LOTS.—SIX LOTS, NORTH-west corner libit st.; fine building site; no rock; price \$85,000; 75 per cent may remain on mortgage. Apply owner, 12 East Sist at.

TWO LOTS, NORTH SIDE 85TH S.C., 100 FT. WEST of Amsterdam av. OTTO ERNST, South Ambey, N. J. WEST END AVENUE LOT FOR SALE AT LOW price. For particulars address E. A. TREDWELL, Times Building

Hulding
WEST 49TH, NEAR SROADWAY.—THREE STORY
private House; only \$5,000 cash recysired.
FOLSOM BROTHERS, 834 Broadway.
47TH St. 6TH TO TTH AV.—A BEAUTIFUL THREE
story Dwelling 18,9x45x100, at a bargeln.
J. EDGAR LEAYCHAFT, 1,044 Broadway.
49TH ST., NO. 72 WEST.—ELEGANT 21 FOOT RESIdence; perfect order; large extension; price \$37,500;
mortgage to suit; always open.
ROHINSON, Owner, 145 Breadway.
STHUST BEWESTER WEST DENT AND DIVERSE.

STIH ST. RETWEEN WEST END AV. AND RIVER side Drive.—Bargain at \$25,500 in a three story high steop Dwelling. 20 feet wide; hardwood trim through cut.

P. E. BARNES, 4th av. and 20th st. STH ST., 9TH TO 10TH AV.-THREE STORY, 14 toot Dwelling: beautiful location; to rent or for sale, J. EDGAR LEAVORAFT, 1,544 Brondway,

J. EDGAR LEAYURAFT, 1,644 Breadway.

180 WEST END AV., NEAR 78D ST., WITH FINE river yiew. Pear story and basement; bay window front; hardwood cabinet finish; decorated; mirrors and gas fix-tures throughout; in perfect order and ready for immediate occupancy; open for inspection.

ALEX. CASH, Owner, 77 8th av.

\$3,000 CASH AND \$12,000 MORTGAGE WILL BUY House and Lot, 2810, between 8th and 6th avs.

CAMPRELL & GALLON, 257 West 42d st.

\$5,000 CASH, S16,000.—BEAUTIFUL BROWN STONE private home and elegant single flats combined. 443 West 34th.

\$7,500-46TH ST., STH TO 9TH AV.-ASTOR LEASE-hold, 40 years; a bargain; size 20x50x100; good order; three story.

J. EDGAR LEAYCRAFT, 1,544 Broadway. \$11,000 -GREAT BARGAIN. -220 EDGECOMBE AV., 18x45, three story brick. HOODLESS & CO., 219 West 125th.

North Side (Above Harlem Rivert,
A.-FOR MANUFACTURERS, BUILDERS AND
THE PORT MORRIS LAND AND IMPROVEMENT CO.
offer for gale on easy terms very choice Blocks and Plote

THE PORT MORRIS LAND AND IMPROVEMENT OCORE for sale on easy terms very robote Blocks and Plots at Port Morris (Twonty-third ward), including the Port Morris (Twonty-third ward), including the RAST RIVER WATER FRONTS.

Tying between 122d and 183th sis, on deep water, for factories, lumber and stone yards, &c., horee cars running to foot of East 185th st., branches of New Haven and Harlem railroads run through the property, allording all rail connection (without breaking bulk) to all parts of the country. Also choice Lots and Plots for investment or immediate improvement on and adjacent to SOUTHERN BOULEVAID AND ST. ANN'S AV. hear St. Mary's Park, or stroots already sewered, outbed, larged and guttered, and on line of proposed bores carroad. Mapp and particulars of WM. REYNOLDS EROWN, 59 LIBERTY ST. BARGAIN TO QUICK PURCHASER—THREE STORY Dwelling on 100 foat streat; price only ELEGO.

WM. & ANDERSON & CO. 1,242 3d av.

WM. S. ANDERSON & CO. 1,242 3d av.

A.—HUNT'S POINT ROAD, BARRETTO AND TIPtany sta., 23d ward; three minutes' walk from Hunn's
Point Station (Harlem River branch); two miles from
and connecting with 126th Street Station, Second and
Third avenue elevated railroads. EXTRA DEEP LOTS,
adjoining monastery, for sale on the INSTALMENT
PLAN, WITHOUT INTEREST. Title guaranteed by
Lawyers' Title Insurance Co. if desired. Maps and full
particulars from

MAGLAY & DAVIES.

MACLAY & DAVIES. Equitable Building, 120 Broadway. A GREAT CHANCE NOW TO BUY LOTS IN 24TH ward.—Why go to Brooklyn or New Jersey when you can buy good lots it. New York city from \$400 up.; 56 trains via flariem Ealfroad; 23 minutes to 42d st.; commutation, 8 conts trip; rapid transit will advance prices immediately. Call on BURTON, Woodlawn Heights, city. mediately. Callon BURTON, weedlawn Heights, the A VERY CHEAP AND GOOD THREE STORY AND basement brown stone House, East 134th st. (best part), 16.8x55x100; \$14,000; new; easy terms; all improve ments; others on west side.

H. W. SHIPMAN, 187 Broadway.

A CHANCE FOR SPECULATION IN REAL ESTATE:
Lots above Harlom River (east site) for sale cheap; will
deable in two years. E., 188 Herald Uptown.

BARGAINS.—JEROME AV., COTTAGE AND TWO
Lots, \$2,500; terms easy; three lots on Sedgwick av.,
near Macomb's Dam Bridge; fine location; \$4,500; will
divide; terms easy.

K. OSBORNE SMITH, 5 Reckman st. CHOICE VILLA RESIDENCES FOR SALE IN THE anbirded quester Sectord Park in the city of New York, from 516,000 to \$25,000; many sold and new occupied. Owner, 11 Breadway, room 50.

PROSFECT AV., NEAR CROTONA PARK.—BEAU-tiful House, all improvements, steam heat, with two full lots; price \$0,800; casy terms. E. OSBORNE SMITH, 5 Beekman st.

E. OSBORNE SMITH, o Bessman st.

COTTAGES, 24TH WARD, MORRIS HEIGHTS (DOCK),
Northern Railroad-84, 500 npward; all improvements.

ANDREW POWELL, 167 Broadway.

ELEGANT RESIDENCE, STABLE AND GROUNDS,
Morris Heights (Dock).—Every improvement; might exchange.

ANDREW POWELL, 167 Broadway. Morris Reights Cock, and Rew Powells, 167 Broadway, change, ANDREW POWELL, 167 Broadway, MOUNT VERNON-GEORGE W. BARD, "REAL Estate News" free; send postal; bargains; to lot, for sale 23D WARD LARGE BLOCKS OF LOTS; BIG money for quick bayer. 23d Ward, 101 Herald.

A CHANCE FOR INVESTORS—MAGNIFICENT COR-ner five story double, with store, (ronted as drug store) itans above, such six rooms, bash; thusly decorated and Al built; 25x81x100; grand location 5th av.; this prop-erty has a great future; price, \$43,500; easy terms. IEHLEMANN, 171 Broadway, II to 2.

PEHLEMANN, ITI Broadway, II to 2.

A THREE STORY. BASEMENT. HIGH STOOP BROWN stone House, 13 rooms and bath; \$11,500, \$8,500 cash.

OWNER, 413 West 43d at.

AT SACRIFICE—440 WEST 58TH AND 83 EAST 113th; but listle cash required. DOTY, 90 Nassan.

CAPITAL INVESTMENTS.—SIST ST. NEAR 5TH AV.; send for list. LUDLOW, DAY & CO., 54 West 31st.

FOR SALE OR EXCHANGE—SPLENDID FOUR story Double Plat in contral location in Harlem; will exchange for Farm or suburban Residence. Address EXCHANGE, 50 THE STORY PRIVATE HOUSES; BRICK; TWO THREE STORY PRIVATE HOUSES; BRICK;

TWO THREE STORY PRIVATE HOUSES; BRICK; fine location; bargain; \$16,500; in Harlem. EXECU-TOR, 135 Herald. TOR, 185 Herald.

6TH AV. NEAR 36TH ST., 20X60, FOUR STORY AND Store, 530,000; 3d av., two four story brick Stores, 37x75, \$40,000, separately or together; corner, on Hudsun at., \$24,000; Spring at., \$75,000.

1SAAC A. GRAVES, 111 Broadway.

BROOKLYN PROPERTY FOR SALE
AND TO RENT.

At \$18,000.—RENTS \$2,000 TO FIVE TENANTS ON
lease; extra good brick Store property on prominent
downstown thoroughfare; almost new and in first class
condition; mortgage at \$45 per cent; owner must realing
cash, only reason for selling.

GEO, E. LOVETT & CO., 50 Court st., Brooklyn. A BARGAIN.-THREE STORY AND BARGMENT terra cotta front in Ene location in Brooklyn; owner re-posed from city and innet sell. For particulars address (ARS & REDFIELD, id Courte St., Brooklyo, N. I.

BROOKLYN PROPERTY FOR SALE
A. HOUSES FOR SALE-BROOKLYN UPTOWN
headquarters for homesockers and investors. WILLIAM
P. HAE & CO., 3N Gates av., corner Nostrand. P. RAE & CO., 384 Gates av., corner Nostrend.

FOR SALE—IN BROOKLYN, A THREE STORY frame House, filled in with brief, 12 room besides bathroom and conservatory; ground 60x100; two story stable stached; ueighborhood first class; 30 minutes to New York City Hall; price \$18,000. Address GRIMSHAW, 183 Montague st., Brocklyn.

FOR SALE OR RENT—THREE STORY BRICK House, 269 Schermerhorn st., Brookin, 15x55x88, ninstrooms, in complete order, price \$1,500; \$1,500 cash; balance can remain on mortgage if required, or for ront after May 1st \$600 per annum. Apply on the premises, or owner, M. BRIGGS, 130 Water st., New York,

SOUTH BROOKLYN. Bargain,-House, brown stone, for sale, to let, reut \$800. E. MARTIN, 346 Broadway. BERGEN, 307 Court at.

rent \$500. E. MARTIN. 346 Broadway.
BERGEN, 307 Court at.

STORES TO LET.—TWO LARGE STORES, SUITABLE
for clothing or furniture, in the best part of Fulton at.
LEONARD MOODY, 20 Court at., Brocklyn.

TO LET IN BROOKLYN, E. D.—TWO NEW FACtory Buildings, 110x55 feet; Recoding at. corner North
2d; close to farries and freight depots; two elevators,
four stairways; light on all sides; subscise filors; low
insurance rates; whole buildings or lofts of 4,000 and
4,000 aquare feet.

TO LET TO A CASH GROEK OR FURNITURE AND
arpet man, a large Corner Store, 30x103, steam heated,
in the new apartment house, corner Myrtle and Waverly
ava. Inquire S. YOUNG, Myrtle and Washington ava.

TO LET TO A CASH GROEK OR FURNITURE AND
ARE CAVAGH.

TO LET TAKE See Stop DEFGIEN SE. NINE

TO LRT-FLATS, 806, 812 BERGEN ST.; NINE rooms, all improvements; first class janitor services; sent \$18 to \$22. Inquire of janitor, 812 Bergen st.,

THE STORE OR BUILDING NEXT DOOR TO Weehsler Broa.' new store to let either separate or together. JOHN F. JAMES & SON, 189 Montague st. \$4,250, \$500 CASH, TO BUY 138 HULL ST., TWO story and basement Dwelling; all improvements. CONDICT, Owner, 22 Court st. Stong place, between Barrison and Degraw ats.

WESTCHESTER COUNTY PROPERTY
FOR SALE OR TO LET.

A.—MAMARONECK, N. Y.—S? ACRES, WITH LARGE
FRAME HOUSE and barn, on Weaver'st, and N. Y. X.
H. & H. B. K.; Sive minutes' walk from LARCHMONT
station; great bargain.
MCLAY & DAVIES,
EQUITABLE BUILDING, 120 Broadway.

A.—IRVINGTON, N. T.—COMMODIOUS BRICK MANSION, on the best part of BROADWAY, 16 recem, steam
beat, all improvements; stabiling; OHARMING RIVER
VIEW; S 1-10 sores. For sale at a bargain.

EQUITABLE BUILDING, 120 Breadway.

EQUITABLE BUILDING, 120 Broadway.

A.—FELHAM MANOR, N. Y.
Nine miles from and connecting with 129th street station, Second and Third avenue devauled railroads; LOTS, 23X100, on Felhamdale avenue, for sale on INSTALMENT PLAN, WITHOUT INTEREST; 37 already sold.

Maps and full particulars from MACLAY & DAVIES, EQUITABLE BUILDING, 120 Broadway.

A GENTLEMAN'S COUNTRY SEAT, SUITABLE FOR stock farm; fine site for mile track, Westchaster country, N. Y.; large colonial house, ample outbuilding, 70 acres; excellent shade and plenty fruit. Photographs. (Folio 5.824.) A HOUSE IN MOUNT VERNON TO LEASE OR FOR sale; 14 rooms, all newly decorated and in parfect con-dition; all improvements, ground 100x100; dvc misutes from depot; low rent. R. P., 10 East 424 st. from depct; low rent. R. F., 16 East 42d et.

ALL HUDSON RIVER AND WESTCHESTER COUNTY Property specialty; sale and rent.

S. EMBERSON, 59 West 42d.

AN BLEGANT, FULLY FURNISHED 19 ROOM COTtage, Lake George; only \$4,000, to settle estate; country Property a specialty.

E. A. DALLEY, 74 West 35sh.

FOR SALE—LARGE PARCEL OF LAND ON Southern Boulevard and 141st at., consisting of over 100 city, Lote, with spacefour manishen and stable.

Apply to

T. L. OGDEN, Executor, 111 Broadway.

T. L. OGDEN, Executor, 111 Broadway. T. L. OGDEN, Executor, 111 biomaway.

HOUSE—YONRERS, TO LET, LEASE OR SELL;
13 rooms, bathroom; steam; modern improvements; bio.
1300x135; stable; two minutes from depot. Address
OWNER, care Bishep's Agency, Yonkers. HOUSES NEAR DEPOT: \$12 TO \$15; FOUR TO SIX rooms.

W. H. BARD, Mount Vernon, N. Y.

TO LET-NEW BRICK STORE AT YONKERS; Apjoins the slevated railway stating; fine business opening, ospecially for staple and fancy greecries; immediate possession; rent low from May 1. Apply to A. HALLIDAY & CO., 17 Harrison st., New York.

TO LET-IN MOUNT VERNON, LARGE DOUBLE House, 26 rooms and in perfect condition; ground and stable; switable for boarding bouse, small hotel or private house; low rout. Owner, 16 East 42d at. WESTCHESTER COUNTY LARGE AND SMALL Places for sale. FISH BROS., 16 East 23d st., New York. YONKERS.—COTTAGES AND COUNTRY SEATS FOR sale and to let; large list, WM. RICHARDSON Agent, Vonkers.

JERSEY CITY, HOBOKEN, HUDSON CITY AND BERGEN REAL ESTATE. For Sale.

If we could only take held of people in that way literally, without giving offence, and lead them to look at our Fourses in Jersey City Heights we would be overrun with customers. We see in earness. You would be in earnest, too, if you could see what we have to offer. Why not send for our printed list?

Evalons & COMPANY,

(established 1877),

487 Communipaw av., Jersey City.

83.500.—SEVEN NEW COLONIAL HOUSES; SOME, thing new; semi-detached yards, three stories, eight rooms, besides garret; bathroom, laundry, furnace, concreted cellar, range, eabinst mirrors, chandeliers, oak Venetian blinds; bathroom complete; decorated; fashionable locality, Jersey Gity Heights; churches, stores, schools accessible; fifteen minutes from foot Liberty st.; torms \$500 cash, balance easy quarterly payments and interest, J. D. CONDIT, Owner, 40 Wall st., New York.

TWO LOFTS IN FIRST CLASS LOCALITY; SUITA-ble for manufacturing purposes; 30 by 110 fact; well lighted and vontilated; turnished with hydraulic cleva-tor; cheap rout. Apply at 86 Newark av. Jorsey City.

PROPERTY OUT OF THE CITY FOR SALE OR TO RENT. SALE OR TO RENT.

AT CRANFORD, N. J. 46 MINUTES FROM NEW York, via N. J. Central Edilroad, elagant new Cottages, 10 rooms, all improvements; Jackson ventilating grates, heating two actrics; nice grounds and heautiful surroundings; beating; near station; town one of the healthlest; rent \$400 to \$600, for sain \$4,00 to \$8,000, also Cottages, rents \$200 to \$500, WM. D. BIGELOW. A FURNISHED SUMMER HOTEL FOR SALE-41 rooms, cocan front, bathing beach, near station; unsurpassed fresh and sait water fishing; net profits for four coasens will pay purchase price; only \$12,000. (Felio 4.851.) FHILLIPS & WELLS, Tribune Building. 4.851.) PHILLIPS & WELLS, Tribune Building.

PHILLIPS & WELLS, Tribune Building.

AT SAYVILLE, BAYPORT, BLUEPOINT AND VICIN-ity, Farms, Country Seats and Village Property for sale; furnished Cottages to let. Catalogues free. ASMUS, Sayville, L. L. AT SACRIFICE—PLACE AT ORANGE; ALSO ONE at Red Bank, to close estate. DOTY, 99 Nassau. BERKSHIRE REGION, 226 HOURS FROM NEW York - Now House (colonial style), 15 rooms; furnace, water, all modern improvements; four acres high ground; perfectly healthy; beautiful viows, fine drives; photographs and plane. Apply to H. S. ALMY, 41 Park place.

FOR SALE-THE WELL KNOWN AND POPULAR Hunter House (furnished), with 3½ acres of land connected, in the village of Hunter and the heart of the Catakili region; has excellent accommadation for 200 gnests; a large summer patronage and a good local business throughout the year; a good livery councered with the house, and is offered for sale to close an estate. Apply to S. T. & E. J. KNAPP, 197 West st., New York, or to Hunter House, Hunter, Greene county, N. Y.

to Hunter House, Hunter, Greene county. S. Y.

FOR SALE—A COMMODIOUS COUNTRY RESIdence in New Jorsey (partly furnished if desired), 45 minutes' ride from Chambers at, with excellent lawn and
fult garden, stable and carriage room; location healthy
and beautiful, on sandy soil. Address C. M., Post office
box 2,004, New York edity.

FOR SALE OR TO LEASE—BEACH PLOTS, NEAR
the ocean and Far Rocksway, Village Plots. Address
FRANKLID C. NORTON, Far Rocksway, N. Y.

Teurnished-AT STAMFORD, CONN.-LARGE House and outbuildings. S. VAN WINKLE & CO., 281/2 East 42d et. GREAT FALLS, MONTANA,—CITY OF WONDER-ful resources; acre Property for subdivision. 111 Broadway, form C.

HOTEL SITE AT PALISADES PARK; SOLE LIQUOR privilege on this property; party whe will erect buildings at once will be liberally met. Apply in forenoon at HITCHCOCK'S real estate office, 14 Chambers st. Also Store and Dwelling, near depot, for sale on long credit and easy torms.

IN NEW YORK'S FIREST SUBURB-MONTCLAIR, N.J.-House, 15 rooms; magnificent view; plot 200x850, on most fashionable avenue; might exchange for city Dwelling not over \$35,000. BUSINESS, Post office box 2,674.

2,874.

ON HILTON BILL. 114 MILES FROM SOUTH ORange Depot, for sale, \$7,500 (half cost), to close estate,
large, roomy Dwelling; sfx acros; extensive views.
EDW. F. HAMILTON & CO., 96 Broadway. ORANGE, N. J. - DESIRABLE PROPERTIES, NEAR all stations, sale and rout.
S. D. CONDIT, opposite Brick Church Station.

ORANGE, N. J.—DESIRABLE PROPERTIES, NEAR all stations, sale and rost.

S. D. CONDIT, opposite Brick Church Station.

SHORT HILLS, N. J.

An elogant stree story Residence, built by day's work; stoam beated; fine condition; stable; about two across of ground; plenty of shade; peesersion at once; will sell right; three minntes from station; terms easy.

F. ZITTEL, 1,022 3d av.

STATEN ISLAND.—FOR SALE—LARGE RESIdence, IS roome, with water front; make a good hotel, club house or factory site; \$18,000.

TO RENT—CHARMING 12 ROOM HOM. STEAD: all modern improvements; nicturesque grounds and lawn; perfect drainage; convenient barn, carriage and poultry house; fruit troes in bearing; spring water in house; Pennsylvania and Lehigh Valley stations five minutes.

TO RENT, FURNISHED, ON LONG ISLAND Sound, three hundred yards from Rye Beach, old fashioned Mansion, twenty rooms. M. S., Pest office box 1604, New York city.

25 HOUSES, COTTAGES; ALL IMPROVEMENTS; rent, \$400, \$900, \$1,200, number for sale, \$3,000.

CORN-ELL, CHIton, Staten island.

65 LOTS, CORNEE JACKSON AV. AND WOODSIDE av., immediately adjoining Long Island City, in the township of Newtown; three miles from Thirty-fourth street ferry, two miles from Ninety-second street ferry; the finest corner in Queens county, especially for hotel, parlien or road house; is at junction of Pre constanty investigated avenues and in straight line of all improve ments, such as tennel and bridge; five minutes walk from Woodside depot. AUGUST REYMERT, Autorney at Law, 128 Broadway. New York.

REAL ESTATE AT AUCTION. JAMES L. WELLS, AUCTIONEER, WILL SELL AT suction, TUESDAY, March 3, neon, at Heal Estate Exchange, 59 Liberty st., the desirable Tenement Property 134 BROOME ST.
four story brick, two stores; lot 25x75; light and ventilation equal to a corner; sale positive; terms liberal,
Maps with Auctioneer, 59 Liberty st.

istion equal to a corner; sale positive; terms however, Maps with Auctioneer, 50 Liberty st.

JAM S L. WELLS, AUCTIONEER, Executors and e.—Estate of Marcus L. Cobb, deceased, by order of Smith Lent, Attorney, at the Real kstate Exchange, 59 Liberty st., Tuesday, March 3, noon, the valuable Business Property

No. 179 GREENWICH ST., four story and basement brick Building and Lot, Maps with the Auctioneer, 59 Liberty st.

A.—A.—RICHARDA V. HARNETT & CO., AUCTIONeers, will sell at suction. THURBDA Y. February 28, at 12 o'clock noon, st the Real Estate Exchange and Auction Room, Nos. 50 to 55 Liberty st.

Percuptory sale valuable

Twelfth ward Property, by order of ISAAC M. DYCKMAN.

171 LOTS.

fronting on the Harlem Ship Canal, Broadway, Kingsbridge av., Loydot St., Terrace View av., Van Corlear place, Jansen av.

60 PER CENT may remain at FIVE PER CENT. Title guaranteed by LAWY-RES TITLE INSURANCE CO. Policy given free of charge to each purchaser.

D. G. CROSBY, Attorney, Times Building Maps at the auctioneers', 71 and 73 Liberty st. A.—A.—RICHARD V. HARNETT & CO., AUC-tionors, will sell at auction, WEDNESDAY, March 4, at 12 o'clock noon, at the Real Estate Exchange and Auction Roem, 58 to 65 Liberty st., 185 (formerly 1,050) Amsterdam (10th) av.—Five story Plat.

Maps at Auctioneers', 71 and 73 Liberty st. A .- PHILIP A. SMYTH, AUCTIONEER.

A.-PHILIP A. SMYTH, AUCTIONEER.

SMYTH & RYAN sell at auction TURSDAY, March 3, at 12 o'clock, at Real Estate Exchange, 59-65 Liberty st.

Executor's sale.

Extate of Renjamin Flord, deceased.
Four valuable Lots, Fort Washington Heights.

182 st., ns., 150 feet west 10th av., 1002m9.11, one block from Washington Bridge: close to cable cars and directly la line of new rapid transit. Also an undivided one-half Interest in 190 Greenwich st.

50 feet south of Cedar st., substantial four story and cellar stone Suiding and Lot, 25 kts06.

ROE & MACKLIN, Attorneys, 193 Broadway, Maps, &c., at auctioneer's office, 70 Liberty st.

A.-A.-A.-

Maps, &c., as auctioneer's office, 70 Liberty st.

A.-A.-A.

JOHN F. B. SMYTH. AUCTIONEER,
will sell at the Real Estate Exchange, 59 Liberty st.,
as 12 o'clock neon

THURSDAY. February 26, 1881,
"MORRIS LEASHHOLD."

150th st., e. s., and Harlem River, about 22 Lote above
and 23 Lote under water, Docks, &c.
229 West 70th st.—Double Tenement on full lot.
Maps at auctioner's office, 50 Liberty st.,
EXECUTORS SALE.

ADRIAN H. MULLER & SON

will sell at suction, on
THURSDAY. MARCH 5, 1891,
at 12 o'clock, at the Real Estate Exchange,
59 Liberty st.,
the choice and valuable properts
SOUTHWEST CORNER LAIGHT ST.;
NO. 31 REMSEN ST. BROOKLYN,
Buildings, with Land
Buildings, with Land
ORTH TARRYTOWN. WESPCHENTER COUNTY, N. Y.
Maps, &c., at the Auctioneer's, 1 Fine st.

PETER F. MEYER, AUCTIONEER,
EXECUTOR'S SALE.

EXECUTOR'S SALE.

ADRIAN H. MULLER & SON
will sell at auction, on
THURBDAY, MAROH 5, 1891,
at 12 o'clock, at the Real Estate Exchange,
50 Liberty st.,
one choice Lot on
REFERENCE DRIVE,
75 feet south of 108th st.; also
one Lot and Piot southwest corner
now Boullevard And 108Th ST.
Maps, &c. apply to Wm. Mitchell, Esq., No. 45 Wallset.;
Corliandt feving, Esq., atterney for executor, 58 Liberty
st., and at Auctionee's office. I Pine st.
PETER F. MEYER, AUCTIONEER. at., and at Auctioneer's office, I Pine at.

PETER F. MSYER, AUCTIONEER.
ADRIAN H. MULLER & SON
will sell at anotice on
1 THURSDAY, MAROH 5, 1801.
at 12 o'clock, at the flest Estate Exchange.
50 Liberty st.,
the five story and basement brick
Factory Building, with Plot of Land.
NOS. 750, 752 AND 754 WASHINGTON ST.,
Maps, &c., at the Auctioneer's office, I Pine at.

SUPREME COURT SALE.

THE HANDSOME AND COMMODIOUS MANSION INCOMPRESS ST. BROOKLYN, LATELY THE RESIDENCE OF E. B. LITCHFIELD. ESQ. TOGETHER WITH A LARGE AND CONVENIENT STABLE, WITH ABUNDANT ROOM FOR COACHMAN AND FAMILY. The house is a finely built brown stone four story meansion, 50 feet wide by about 50 feet deep, elaborately finehed and well and conveniently arranged. The proparty is a leasehold with a ground rental of \$330. The lot is 75 feet front by about \$5 feet deep, the stable standing on an adjoining lot, \$0 by 35 feet, of which the owner of the premises sold will have the right of use.

Ground plans and a copy of the lease of the promises may be seen at the office of George A. Allin, Esq., 32 Liberty st., New York, or at the office of Stickney, Spanger & Ordway, Esqs., attorneys. 31 Nassau st., New York, which we have been at the office of Stickney, Spanger & Control of the Stable December 1 to the Landson of the December 1 to be 1 by the control of the lease of the promises may be seen at the office of George A. Allin, Esq., 32 Liberty st., New York, or at the office of Stickney, Spanger & Control of the Stable December 1 to be 1 by the Stable December 2 to be Liberty st. Now Eags, attorneys, 31 Nassau st. New York.
The sale will be under the direction of Jehn L. Devenny, Eag. Referee, at the auction reems of THOMAS A. EKERIGAN, AT 13 WILLOUGHBY ST., BROOKLYN, ON TUESDAY, MARCH S, 1891, AT 12 O'CLOCK M.

ON TURSDAY, MARCH S, 1881, AT 12 O'CLOCK M.

WILLIAM KENNELLY, AUCTIONEER.
By order Surceus Court in partition,
164 ARYLON
Suffolk county, Long Island.
Under the direction of Charles D. Berrill, Esq., Referee,
WILLIAM KENNELLY Will soil at auction
TURSDAY, March 3, 1891,
at 2 o'clock P. M. at the Watson House, at Babylon, in
the town of Babylon, county of Suffolk and State of New
York, York, 164 york or less, belonging to the estats of late Charles Johnson, deceased, including three story Dwolling and all necessary outbuildings. There is also includes in this property a valuable trout pound of from 15 to 20 acres in extent, considered by sportsmen to be as valuable, if not more so, than the famous trout pends of the South Side Club.

ALONZO C. FARNHAM, Plaintiff's Attorney, 200 Breadway.

REAL ESTATE TO EXCHANGE. REAL ESTATE TO EXCHANGE.

A LARGE NEW BUSINESS BUILDING, SITUATED in one of the best business contres south of 14th st.; leased to one tenant for 13 years, showing owner handsome out income; property is honestly worth more than ShOLOO, mortgaged \$50,000; owner wants very find Country Place worth \$50,000; must be free and clear; near sall water profestred; one of the best hargeins will street and the street of the profestred; one of the best hargeins will street and the street of the stre

A RANDSOMELY DECORATED, NEW FOUR STORY box stoop 20 foot Residence, on the west side; wide street; asphalt pavement; equity \$15,000; will exchange for other Frogerty.

J. EDGAR LEAYCRAFT, 1,544 Broadway.

A NEARBY FARM: 96 COWS, 16 HORSES AND carriages, 300 fowls; modern buildings and imple-ments; want rented city or Brooklyn Property, LIVER-POOL, 225 Horald. A MODERN APARTMENT HOUSE, WORTH \$34,000; one mortgage, \$18,000; rent \$3,500; no vacancy; will trade for Farm or Country Seat. Address CASHIER, 200 Herald office.

Horald office.

A 25 FUOT BROWN STUNE BROOKLYN DWELL-ing, well rented, equity \$19,000 and cash, for new four story Dwelling, west side, OWNER, 308 Herald Uptown, A FINE FARM OF 60 ACRES IN WESTCHESTER county, worth \$10,000; free, and \$3,000 cash, to exchange for a Tenement House. LAGER BEER, Herald. ELEGANTLY DECORATED FOUR STORY DWELL-ing, 20x58x100. West 98th: \$33,000; mortgage \$20,000; for Fist or Tenemont. ALFRED KUHLKE, 1,227 Broad-way, ontrance 30th st.

way, entrance 30th st.

HUDSON RIVER RESIDENCE, PREE; EXCHANGE for Flat; eity or Brooklyn. J. O. HOYT, 71 Broadway.

NEAR MADISON AND RUTGERS STS.—TO DISsolve partnership we must divide equity; cash or two smaller city fronerties will be taken in exchange for large five story front with Pactory in February 35x123; cost nearly \$40,000; present very low rental \$3,000 per ganum. Address REFEREE, 145 Herald Uptown office. SIX ELEGANT THREE STORY HIGH STOOP BROWN stons Residences, Seth st., 100 feet east of 10th av., to ex-change for Country Place and cash or City Lots. OURTIS, 95 Liberty st.

REAL ESPATE WAN BILL.

APPRIVATE DWELLINGS

Bes. 15th and 45th 8fs., 4th and Madison ava,
Bet. 17th and 4th 8fs., Lexington and 6th ava,
Bet. 35th and 50th 8fs., Park and 5th ava,
THREE SIGH BELLING, OF FEET WIDE.
Bet. 55th and 50th 8fs., oth add 5th ava,
Bet. 17th and 35th 8fs., Ernadyse, and 6th ava,
Bet. 17th and 35th 8fs., Ernadyse, and 6th av.
Sec., 17th and 35th 8fs., Ernadyse, and 6th av.
Sec., 17th and 35th 8fs., Ernadyse, and 6th av.
Sec., 17th and 35th 8fs., Ernadyse, and 6th av.
Sec., 17th and 35th 8fs., Ernadyse, and 6th av.
Sec., 17th and 35th 8fs., Ernadyse, and 6th av.
Sec., 17th and 35th 8fs., Ernadyse, and 6th av.

A.-WANTED-FOH OUR SPRING LIST, IMPROVED and numproved Property to let and for sale; no charge tor registering. J. ROMAINE BROWN & CO., 59 West 53d 85, near Broadway. A LARGE MANUFACTURING COMPANY, EMPLOY-ing 100 to 250 hands, wants to locate a factory within the commercial radius of New York city; correspondence solicited. Address P. H. H., Herald office. solicited. Address F. H. H., Herald office.

A THREE STORY AND BASEMENT HOUSE, WITHIN ten minutes ride from the Bridge; must be in good order, have all improvements and rent moderate. Address box 10, Herald office, Hrocklym.

ATTENTION, BUILDERS AND SPECULATORS.—EXperienced manager desires collecting and management of four or more first class Fists; will reside on promises; reference. Address EXPERIENCED, Herald Uptown. A DEMAND FOR LOTS IN 24TH WARD-WHAT have you to sell at Woodlawn Heights? Send diagrams with prices to BURTON; Woodlawn Heights, city. A DWELLING, VALUE ABOUT \$40,000, FOR WHICH a small Country Place and cash will be given.

S. VAN WINKLE & CO., 256 East 42d at.

A RESIDENCE, SOFH TO 657H ST., 4TH TO 5TH av.; not over \$46,000, L., 111 Herald office. A.-WANTED, LOTS IN 23D AND 24TH WARDS for cash buyer. D. C. BALCH, 171 Broadway. PRIVATE HOUSE-RENT \$1,200; ALSO TO BUY, 14th to 94th, SMITH & ALLEN, 075 Broadway. 14th to 54th. SMITH & ALLES, 070 broadway.
WANTED TO PURCHASE FOR ONE OF OUR
clients (quick buyer)—Double Flat, 7th, 8th, or 9th avs.,
between 190th and 145th sts.; pay from £24,000 to
\$28,000; must show 10 per cent rental; or would buy good
side stroot Tenement above 100th st., at from \$20,000 to
\$28,000; principals only dealt with.

MEAD, 2,405 8th av.

WE HAVE BUYERS FOR
Private Dwellings,
between 35th and 13th sts.
6th ar, and Broadway.
LENFINASSE & CO., 181 Broadway.
WANTED TO BUY FOR OASH-IMPROVED GITY
Real Estate, Apply to principels, SIRE BROS., 183
Broadway. WANTED AT ONCE-HOUSES TO RENT FROM May, large list of applicants.

H. A. BUCKHOUT, 5:4 8th av.

REAL ESTATE WANTED. WANTED-DESCRIPTION OF PROPERTY FOR sale or to let with prices and terms; any location; no charge for registering.
WM. S. BORCHERS, 1,505 Broadway, corner 44th at.

WM. S. BORCHERS, 1,505 Broadway, corner 44th st.

WANTED-TO BUY OR LEASE FOR TERM OF
years Property south of 14th st., suitable for business
or office parposes, rant guaranteed.

WANTED-TO PUECHASE OB LEASE, 100X100 OR
more on Broadway of 6th av. suitable for our business;
send diagram with price.

OOGIAN BROTHERS, Bowery and Grand st.

WANTED-A PLOY OF LOTS IN EXCHANGE FOR
yood paying Business Property. Apply 183 Broadway,
room 1.

wanted-for our spring list, westellester and adjacent counties Property.

FISH BROS. 16 East 23d st. TO LET FOR BUSINESS PURPOSES. A .- A .- SECOND FLOOR TO LET. 21 WEST 23D ST., adjoining Fifth Avenue Hotel.

Handsomely fitted up for store and office purposes.

JOHN T. WILLIAMS, SI Fulton st.

A.—LARGE NEW STORE AND WAREHOUSE TO LET on Hudson st., adjoining Mercautle Exchange, six stories, elevators and steam heat, JOHN T, WILLIAMS, SI Fulton st.

A .- A .- VERY LIGHT LOFTS TO RENT, with steam heat, power, &c., in new buildings, corner Laight and Varick sts, Hudson and Franklin sts, JOHN T. WILLIAMS, 81 Fulton st.

JOHN T. WILLIAMS, 81 Fulton st.

A.—TO LEASE FOR 21 YEARS, WITH RENEWALS, or will erect building for tenant on long lease, north side of EAST 19TH ST., 168 feet 1 loch EAST OF BEOADWAY, 8 PLOT OF GROUND having a frontage of 50 feet 7 inches by 92 feet 124 inches in depth, being Nos. 28, 31 and 33 East 19th st.

Equitable Building, 120 Broadway.

A.—JACOB ST., NO. 2 AND 2½6 (SIX STORY WAREHOUSE, 32X50).—To lease for a term of years; allorations made to suit tenant; possession May 1.

MACIAY & DAVIES,

Equitable Building, 120 Broadway.

A.—30D ST. NO. 16 EAST.—FOUR STORY BASE.

Equitable Building, 120 Broadway.

A.—32D ST. NO, 18 EAST.—FOUR STORY BASEment and cellar high stoop stone front. 22 feet wide; SUITABLE FOR BUSINESS; immediate pessession; open daily for inspection. MACLAY & DAVIES, Equitable Building, 120 Broadway.

A.—LOFTS, 18,000 SQUARE FRET EACH; NEW building, northwast corner 13th and Hidson sts.; also front on 14th at.; windows all aidas, 800 running fact; area skylighte, passonger and freight olavators, steam power, every convenience one freeman cash overlook large business here. Apply to 30th FETTI, 55 Nassau.

A.—A.—OFFICES, BANK BUILDINGS, BEEKMAN corner Fearl at.; very light; all neat, quiet decorations; singly or en suite; from \$200; every known convenience; four minutes walk from Post office. Apply on premises.

A.—A.—LARGE, LIGHT OFFICES AND SYULIOS IN the new building \$32 Work 14th st.; elevator and all covalences; 50 feet room; \$500. Apply on premises or JOHN PETTIT, 55 Nassau.

A.—MAIDEN LANE, 51 AND 53 (JEWELLERS EXchange Buildings).—Offices and Floors: passenger elevator and avery convenience; very low reuts.

JOHN PETTIT, 35 Nassau.

A.—A.—NEW SIX STORY AND BASEMENT BUILD.

JOHN PETTIT, 93 Nassau.

A.-A.-NEW SIX STORY AND BASEMENT BUILDing, 25x103, for rent at 342 Went 14th st. store and
lofts: passenger and freight olevator; stoam heat; all
improvements.

JOHN PETTIT, 93 Nassau st. improvements.

A.—TWO SMALL, STORES ON SOUTH SIDE OF 34TH st., east of Broadway: rents moderate; also others in good business locations,
J. BOMAINE BROWN & CO.,
58 West 33d st.

A.—NO. 161 EAST 54TH ST., NEAR 3D AV.—SUB-stantial four story and basement Building, 23 by 80 feet; light on three sides; suitable for cigar or other man 1-facturing or storage. R. McCAFFERTV, 384 Park av., near 55d at. A LARGE CORNER STORE, WITH PLATE GLASS frout, southeast corner Park av. and 66th st.; rent reasonable.

sonable.

J. EDGAR LEAYCRAFT. 1,544 Broadway.

ADAPTED FOR STORAGE BUSINESS.

Three large Floors, 66th at., near Park av.; elevator, &c.; rent low, J. EDGAR LEAYCRAFT, 1,544 Broadway. A SUITE OF WELL VENTILATED, LIGHT OFFI-ces, front and rear; suitable for lawyors, 41 and 43 Wall st. Apply at United States National Bank, 41 and 43 Wall st.

A FOUR STORY FACTORY, 25X100, IN STTH ST.

A FOUR STORY FACTORY, 25X100, IN STTH ST.
near 8d av.; splendidly adapted for light manufacturing
business: good light; long lease; bolier and ongine;
rent 51,000. I6 East 42d st.

AN EXCELLENT LOUALITY FOR A FIRST CLASS
grocery or dry goods store. The Brockholst Hotel, 520
Columbus av., corner 55th st.

A NEW FACTORY TO LET, 50X100; SIX STORIES
and basemant; strong built; good light, with power and
elevator. 550, 532 West 88th st. A.-117 MACDOUGAL ST.-BASEMENT, FIRST AND Second Floors, 25x75, suitable for laundry, eigarmaker, storage or any business. Inquire top floor. A FIVE STORY BUILDING, 50X50; RENT \$2,500; 42
Spring st. BENJ, P. TRUMPY, 336 Broome st.
A LARGE BUILDING, CORNER OF BROADWAY.
7th av. and 47th st., now decupied as a carriage repository, to lease. Apply 241 West 34th at.
A CORNER STORE ON AMSTERDAM AV., NORTHwest corner 77th st., with plate glass front; rent \$1,000.

J. EDGAR LEAYCRAFT, 1,544 Broadway.
A LARGE CORNER STORE ON STH AV., NORTHeast corner 47th st.; rent low.
J. EDGAR LEAYCRAFT, 1,544 Broadway. A CORNER STORE, 702 9TH AV., CORNER 48TH st.; plate glass front; ront reasonable.

J. EDGAR LEAYCRAFT, 1,544 Broadway. A FOUR STORY HOUSE ON 3D ST., NEAR GREENE st.; rent \$1,800; possession. J. EDGAR LEAYCRAFT, 1,544 Broadway. A CORNER STORE, WITH PLATE GLASS FRONT, Park av., northoast corpor 82d st.; ront 81,300. J. EDGAR LEAYURAPT, 1,544 Broadway.

A LARGE STORK, WITH OR WITHOUT DWELLING, 8th av., near 34th st., suitable for any business.

H. A. BUUKHOUT, 524 8th av.

LARGE CORNER STORE, SUITABLE FOR ANY business, long stabilshed as grocery; rent very reasonic; 1,627 1st av.

CHAS, E. GREGOR, 814 8d av. A.-A.-FACTORY RUILDING 25X100; LIGHT Oh three sides. Owner, 527 West 57th st. BROADWAY, NEAR 47TH ST.—FOUR STORY Building; well lighted; for manufacturing or other busi-ness. ASHFORTH & CO. 1.510 Broadway. BUILDING TO LET ON SOUTH ST., KEAR WALL-Four stories; rent only \$1,300. E. A. CRUIKSHANK & CO., 176 Broadway.

E. A. CRUIRSHANK & CO., 176 Broadway.

COLUMBIA BUILDING.

29 Broadway, corner Morris at.

Direct light in every Office;

200 feet southern exposure; fine hay view;

Offices to let singly or in author;

from Elife up, including

ateam heat, electric light and attendance;

for ewift elevators.

E. A. CRUIKSHANK & CO., 176 Broadway,

or on the premises.

CORNER — THREE LOFTS, NEWSC; ELEVATOR,
steam heat, power; low rent. SII West 58th st.

HEBERBALE FIRST LOFT. CORNER BUILDING

DEBIRABLE FIRST LOFT, CORNER BUILDING, Sowery and Spring st. 25x100x40x100; lighted three ides; steam heat, elevator; with or tower. FOLSOM BEOTHERS, 584 Breadway. DESIRABLE STORES, LOFTS AND OFFICES, ALL

ts of the city.
FOLSON BROTHERS, 884 Broadway, near 13th st. DESK ROOM OR SMALL OFFICE TO LET; MODER-ate rent. Apply room 12, 58 Liberty, corner Nassau. EIGHTH AV., NO. 2,508.—LARGE DOUBLE STORE, near 138th st.; plate glass front, rent 550; Indiscements. PACTORY, 510 TO 514 WEST 34TH ST., SIX STORIES and between the angine and better, the light; low rent or rate. WM. C. WALKER'S SONS, 2504 Broadway.

And besenter, and the Action of the Action o

J. EDGAR LEAYORAFT, 1,544 Broadway. LOFTS AT 447 AND 449 GREENWICH ST., 60X60; Third Loft 8500, and Fifth Loft 8750; well lighted, and ele-vator; shouldant steam power can be supplied. Apply 187 Fulton st. LARGE, LIGHT LOFT, 25X90, WITH POWER AND heist, 31st st., near 6th av. THOMAS & ECKERSON, 35 West 30th st.

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ments.

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TO LEASE—A FACTORY BUILDING IN 10TH ward, complete, with boiler, ongine, shafing and pulloys, and steam heating, water and gas pipes; immediate presession; also 16 Letts of ground and Factory Buildings in the 22d ward, with water front and private pier on the Hudson River; buildings will be altered to suit tunants. Apply to owner, 450 West 16th st.

TO LET—A FACTORY, WITH 60,000 SQUARE FEET, five floors and basement, or small and large Lofts; all power required; Ulis clevator, steam beated and well lighted, 413 East 94st st.

ghted, wis Last own at Trans. The Fig. 11 LEONARD ST., FIRST FLOOR FOR ght business or offices; rent \$30. Inquire of E. HEATH, 27 Mercer st.

TO LET OR EKASE-NEW WELL LIGHTED BUILDing; central location; five story and callar; 25 by 80 feet; immediate possession, Call 146 East 42d st.

TWO STORY BRICK BUILDING, STABLE ATtached; 22 stalls; suitable for milk stable, storage, 4c; 246 East 79th st.

CHAS, R. GREGOR, 814 3d av. TO LET-DESK ROOM AND PART OF STORE, 527 Pearl st.

Pearl st.

VERY DESIRABLE OFFICES, ALSO LOFTS, WITH or without power, handsomely painted, &c., light on all sides: entrance on two streams building has just been theroughly renovated and improved and occupies best sits in this vicinity. Apply junitor, on premises, 104 and 100 John st., between William and Fearl.

TO LET FOR BUSINESS PURPOSES. 3D AV., NO. 2.102.—FRAME BUILDING AND STOR 25 feet front, to lease for three or five years, KETCHAM & BUILER, 58 West 125th 57H AV., NEAR 147H.-LARGE AND SMALL Offices; four large windows, fronting street; up one flight; immediate possession or May, Apply McGINNISS, 20 West 14th.

20 West 14th.
6TH AV. STORE, NO. 276. BETWEEN 11TH AND 18th sts. Particulars at 2186th av.
710 KAST 16TH ST., BETWEEN 5TH AV. AND UNION square.—Desirable Nore, The shew window; ateam heat from gas, diectric light. Apply on premises.
93D STREET STORES TO LET—NO. 165 WAST, near 6th av., first and second foors; large plate glass show windows; few ront; loases to suit. R3D ST. NEAR 4TH AV -AN EXTRA SIZED BUILD-ing, \$3,000. G. B. DISBROW, 56 East 23d at. 10g, \$5,000 G. B. DISBROW, 56 East 23d st.

44TH St., 246 EAST.—IWO UPPER LOFTS, 24x70;
light all around; steam heat, elevator; moderate rent. 50X100-SUPERB UPPER LOFT, ALL LIGHT, 85 windows; power, elevator, automatic sprinklers; insurance 50 cents; 52 and 54 Grove st., between Bleecker and West 4th sts.

106 Liberty ST. (OORNER).—B. EGANT ROOMS, with or without steam power. Apply to engineer of building.

building.

125TH ST., NOS. 87, 89.—TWO 20 FOOT STORES, with eatire Building if required; will lease for five or ten years; alter to suit tenant.

KETCHAM A BUTLER, 58 West 125th st.

133, 135 WEST 22D ST.—SUPERIOR LOFTS TO lease, 502×51 host and passenger clavator. 510 WEST 53D ST.-BRAND NEW FIVE STORY FAC-tory Building; good location; will be let whole or in parts; good height between floors; elevator; steam of electric power. J. B. Al-LAIRE, 502 West 534 st. 545, 547 AND 548 WEST 28D ... SECOND, THIRD AND fourth Lofts, 75 front, 40 deep; horsepower, elevator; steam heat; light all sides. DUSENBURY, 11 Murray.

834 BROADWAY, NEAR 13TH ST.-OFFICES TO let; elevator; steam heat; \$120 to \$480 per annum. BOARDERS WANTED.

1 BLOCK FROM BROADWAY, 24 UNIVERSITY place, sorner 9th st.—Front Room, with Board; dining room on parlo floor; table Board; transients.

1.—HANDSOMR, SUNNY ROOMS, WITH ALL CONventences; excellent Board; Gurman family. 37 Hast 62d st. I .- HANDSOME LARGE AND SINGLE ROOMS; SU-perior table and attendance; Jewish family. 101 East 1.-MADISON AV., 144-WITH HOARD, SECOND Floor, on suite or separated; also one hall Room.

11TH ST., 112-116 WEST.—HANDSOMELY FURNISH ed Rooms, gentleman, wife, single gentlemen; table Board; references. 25H St., 228 EAST.-DESIRABLE FURNISHED Rooms, iscge and small, with Board; terms moderate. 14TH ST., 151 WEST .- SMALL ROOMS: MODERATE

14TH ST., 326 WEST.-LARGE AND SMALL HAND-somely furnished Rooms to let; good, bountiful table. 15TH ST., 32 WEST.—DESIRABLE ROOMS; FAM-lies and gentlemen; hotel table; dining room on parlor floor.

17TH ST., 116 EAST, NEAR UNION SQUARE.— Large and single well furnished Rooms; excellent Boars; 19TH ST., 61 WEST.—COMPORTABLE ROOM, SUIT-able for two; superior table and appointments; also hall Room. 20TH ST., 40 WEST.-VERY DESIRABLE ROOMS; house and table superior in every respect; references exchanged.

218T ST., 40 WEST.—SUITE OF BOOMS OR SINGLY,
with Board; also hall Room; reference. 21ST ST., 150 WEST.-DESIRABLE ROOMS, WITH Board; reference. 21ST ST. 346 WEST.—ROOMS AND BOARD: GOOD table; music; reference.

32D, 313 WEST (CHELSRA HOUSE),—ROOMS, WITH BOARD; singly or en suite; outsine unexcelled; permanent or bransient.

or transient.

220 ST., 360 WEST.—NICELY FURNISHED ROOMS;
excellent table; \$10 for two and upward.

220, 30 EAST.—LARDE THIRD FLOOR PRONT
Boom, with Board; handsomely furnished; references. 23D ST., 257 WEST.—DOUBLE ROOM, SAME FLOOR as bath, with Board; square Room, first floor.
25TH ST. 214 EAST.—FURNISHED ROOM FOR gentlemen, with or without Board; medorate terms. Mrs. OHLSON'S flat, first floor. 267H ST. 120 RAST.—LARGE HALL ROOMS, WITH uperior Board and attendance; also table guests; refer-

nee, 31ST ST., 32 WEST-ELEGANT LARGE AND small Rooms, with Board; families or gendemen; table 34TH ST. 42 W5ST.—HANDSOME PARLOR AND Bedroom; also Rooms, suitable for gentlemen; parlor lining room; references. 43D, 16 EAST.—HANDSOME, LARGE NEWLY DECO-ated Rooms, every convenience, with Beard; terms casonable; references. easonable; references.

43D ST., 140, 142 WEST.—HANDSOMELY FUR
ished large Rooms, with superior Board and attend Ance, reterences.

48TH ST., 149, NEAR BROADWAY.—PLEASANT
Parlor Extension; also other Rooms; newly furnished;
excellent table; terms moderate. 48TH ST. 51 WEST.-HANDSOMELY FURNISHED toom, with first class Board; terms reasonable; refer-

euces.

49TH ST. 52 RAST, ABOUT MARCH 1.—SECOND Floor, with private bath and first class private table: on expectedly vacated through the occupant going South.

52D ST. 307 WEST, ST TION AT 53D.—FURNISHED Parior or second Floors, with or without Board. S5TH ST., 120 EAST.-ELECANTLY FURNISHED Room; fine German table; quiet, private house; also 92D ST. 58 WEST.-LARGE, SUNNY FRONT ROOM, with all conveniences.

123D St., 112 WEST.-LARGE SUNNY ROOMS, handsomely furnished; good table; references; also 127TH ST, 05 WEST.-DESIRABLE BOOMS; SUPE-FIFTH AV., 403, NEAR 40TH.-DESIRABLE SUNNY toom, with good Board; also small Room for gentleman. HOTEL GLADSTONE, Broadway and 59th at.—Every room faces Central Park or a street; excellent family house; one block to "L" stations.

LEXINGTON AV., NO. 864.—PRIVATE JEWISH FAM-lly offers nicely furnished large Boom, with or without Board. Board.

MADISON AV., 27.—LARGE ROOM, WITH BOARD; delightful location; opposite Madison Square.

PLEASANT BACK PARLORS, SUPERIOR BOARD; sunny front Rooms; terms moderate; cheerful private house. 101 East 61st at.

In Private Families.

487H ST. 120 WEST.—HANDSOMELY FURNISHED
Room, with overy convenience; Board optional; private
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Elligantly Funnished Private Residence; choice Rooms or entire Floor, with Erst class table. 42 West 6)th at.

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GENTLIMAN WANTS BOARD AND RUGM IN PRIvate Jewish family; must be pleasant and boxedite; \$40
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G. S., box 302 Heraid office,
GENTLEMAN WISHES WELL FURNISHED, HEATdRoum, with Board, between 23d and 36th sta, and 36th
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HOTELS.

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Christopher, corner West st., New York (European plan).—This hotel is most convonient to European steemship travel; electric bells; price 51 per day sed upward.

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This t, between Honadway and 5th sv., New York: location contral; ideal frapprof building; relies of two isk Rooms, elogatily furnished; cultime and service unsurpassed; terms reasonable for winter.

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New Brighton proferred, three unfurnished Rooms, in a
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an elegant private boarding bouse; good stabling; 45 minutes from New York; house open for inspection by appointment; season commences on or before May 1. For particulars call at 45 West 122d st.

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